

Fig. 1

RECEIVED  
JUL 17 2002  
GROUP 3600

29

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO      ② QUICK SEARCH

**COMMERCIAL • INDUSTRIAL • LAND • SITES • BUILDINGS**

2 ways to search for properties:

(HOW TO)

Quick Search  
Global Search  
View a Package  
Email a Package  
Request Info.  
Use Portfolio

① **QUICK SEARCH**  
DETAILED PROPERTY INFORMATION AT  
 CommercialLand.com

② **GLOBAL SEARCH**  
For broad and specific property searches.

When you know EXACTLY what you are looking for.

30

32

Bringing Buyers and Sellers together with:  
Information • Tools • Services

Powered by

**SAIC Global Information Technology Solutions**

 CommercialLand.com

**Fig. 2**

RECEIVED  
11/17/2002  
GROUP 3600

34 →

<b>CommercialLand</b>	
<a href="#">ABOUT US • HELP • CONTACT INFO</a>	<a href="#">HOME • SEARCH PROPERTIES • PORTFOLIO</a>
<a href="#">② QUICK SEARCH</a>	
<p><b>Quick Search... The fastest way to find your property!</b></p> <p>Submit known property information in any of the fields below to begin your query.</p>	
Property Identification Number:	<input type="text"/> 40a
Property Contact Name:	<input type="text"/> 40b
Property Name or Address:	<input type="text"/> 40c
Contact Phone Number (ex:123-123-1234):	<input type="text"/> 40d
<input type="button" value="SUBMIT"/> 42	
Powered by <b>SAIC</b>  <a href="#">CommercialLand.com</a>	

*Fig. 3*

RECEIVED  
JUL 17 2002  
GROUP 3000

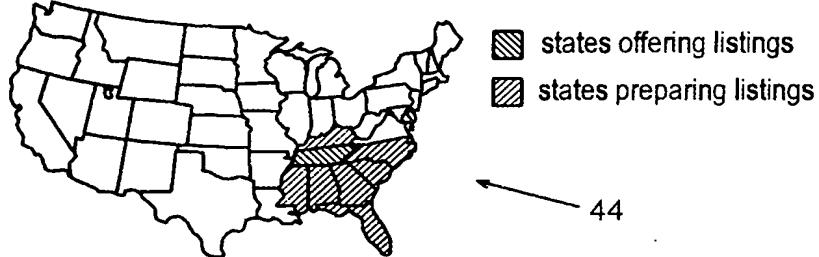
36

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO      QUICK SEARCH

Enter your search criteria below, OR, click on a state highlighted in yellow



Enter your search criteria below - THEN scroll to SUBMIT button at bottom of page.

**Property Contact:**

**Property Address:**

**State:** Select a State

**Country:**

**City:**

**Zip:**

46

48a

**Property Type:**  All     Commercial     Restaurants     Multi-Family  
 Office     Land     Retail     Interstate  
 Greenfield     Brownfield     Manufacturing     Warehouse  
 Industrial Park     Industrial     C-Stores/Fuel Centers

50b

48

**Selling Price:** from:  to:  50a

**Year Built:** from:  to:

**Square Footage:** from:  to:

**Acreage:** from:  to:

50

52a

**Transaction Type:**  Build-to-Suit     Sell     Lease     Rent     Trade } 52

Powered by

**SAIC** Global Information  
Technology Solutions

CommercialLand.com

*Fig. 4*

17 2002

3600

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO

United States - Tennessee

Nashville      Knoxville      Tri-Cities  
Memphis      Chattanooga

Capitol: Nashville  
Population: 5,483,535  
Counties: 95

counties offering listings  
 counties preparing listings

Enter your search criteria below - THEN scroll to SUBMIT button at bottom of page.

**Property Contact:** [Text Box]

**Property Address:** [Text Box]

**State:** Select a State

**Country:** [Text Box]

**City:** [Text Box]

**Zip:** [Text Box]

**Property Type:**  All       Commercial       Restaurants       Multi-Family  
 Office       Land       Retail       Interstate  
 Greenfield       Brownfield       Manufacturing       Warehouse  
 Industrial Park       Industrial       C-Stores/Fuel Centers

**Selling Price:** from: [Text Box] to: [Text Box]

**Year Built:** from: [Text Box] to: [Text Box]

**Square Footage:** from: [Text Box] to: [Text Box]

**Acreage:** from: [Text Box] to: [Text Box]

**Transaction Type:**  Build-to-Suit       Sell       Lease       Rent       Trade

Powered by **SAIC** **Global Information Technology Solutions** **CommercialLand.com**

38      56      58      60      62      64      66

*Fig. 5*

RECEIVED  
JUL 17 2002  
GROUP 3--3

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO      QUICK SEARCH

Summary Results Page  
click on property image to view "The Property Description package: information"      70

Found 97 matches...  
Displaying page 1 of 10      <Previous Next>

**1. 575 Oak Ridge Turnpike (018ch508)      ADD TO PERSONAL PORTFOLIO**

     <click for details>      72f

**Property Contact:** John Mullens 865-481-0227  
**Property Name:** 575 Oak Ridge Turnpike  
**Property Address:** 575 Oak Ridge Turnpike  
**Land Area / sq. ft.:** 1.4/29,209  
**Selling / Lease Price:** \$750,000/yes

72a      72b      72c      72d      72e      72

**Summary:**  
Former Office building located on Oak Ridge Turnpike close to new Home Depot

**2. 599 Oak Ridge Turnpike (018ch30002)      ADD TO PERSONAL PORTFOLIO**

     <click for details>      74

**Property Contact:** John Mullens 865-481-0227  
**Property Name:** 599 Oak Ridge Turnpike  
**Property Address:** 599 Oak Ridge Turnpike  
**Land Area / sq. ft.:** 0.88 / 10,400  
**Selling / Lease Price:** \$950,000 / \$10.00 psf

74

**Summary:**  
Office bldg with road frontage on three sides. Adj. Oak Ridge Turnpike. Numerous partitioned hard wall offices with open type space to accommodate work stations. Engineering type layout with phone and data lines accessible to various work stations.

**3. 601 Oak Ridge Turnpike (018cg505)      ADD TO PERSONAL PORTFOLIO**

     <click for details>      76

**Property Contact:** John Mullens 865-481-0227  
**Property Name:** 601 Oak Ridge Turnpike  
**Property Address:** 601 Oak Ridge Turnpike  
**Land Area / sq. ft.:** 6.43 / 40,924  
**Selling / Lease Price:** \$2,700,000 / \$28,500

76

Powered by

**SAIC Global Information Technology Solutions**

CommercialLand.com

*Fig. 6*

RECEIVED  
JUL 17 2002  
GROUP 3600



8/22

**Utilities**

**Gas:** Oak Ridge Utility District

**Gas Summary:** Lessor pays

**Water:** City of Oak Ridge

**Water Summary:** Lessor pays

**Electric:** City of Oak Ridge

**Electric Summary:** Lessor Pays

**Sewer:** City of Oak Ridge

**Sewer Summary:** Lessor Pays

**Communication:** Bell South Communications T1 and T3 Available

**Property Type:** commercial, office, restaurant

**Summary:** OAK RIDGE, TENNESSEE'S BEST!!! CLASS "A" OFFICE SPACE!!! Absolutely the Best Value in Knoxville's Technical Corridor!!! All Inclusive Rent Packages with Build Out Allowance!!!

86

**TRANSACTION TYPE**

**\*\*\*BROKER PARTICIPATION WELCOME\*\*\***

**Selling Price:** \$

\$12.psf Gross Rent includes Taxes, CAM, INS, Utilities and Janitorial. \$12.50psf Build Out Allowance to Qualified Tenants.

**Lease Price:** \$12.00 PSF    **Type:** Absolute    **Term:** 3 Year Min.    **Cost/sf:** NA

**Build-to-suit:** Yes

Type:

**Cost/sf:** \$12.50 PSF

For Qualified  
Buyer

88

Trade:

Rent/Other:

**PROPERTY CONTACT INFORMATION**

**Name:** Garrett Asher / Ridge Realty Commercial

**Address:** 136 S. Illinois Ave. Suite 102

**City:** Oak Ridge

**State:**

TN

**Zip:** 37830

**Telephone:** 865-483-4304

**Cell Phone:**

865-806-8301

**Fax:** 865-483-4172

**Pager:**

865-564-5066

**Website:**

Email: asher@ridgerealtycommercial.com

90

**OPTIONAL SERVICES**

No options chosen

92

**COMMUNITY LINKS**

Click here for additional Community Links through Chamber of Commerce

**Chamber of Commerce:** <http://www.orcc.org>

94a

**Radio 1:** WIVK

**TV 1:** WATE TV 6

**Newspaper 1:** The Oak Ridger

**Radio 2:** WIMZ

**TV 2:** WVLT TV 8

**Newspaper 2:** News-Sentinel

**Radio 3:** 897.5

**TV 3:** WBIR TV 10

**City Magazine:** Celebrating Knoxville

94

**Fig. 7b**

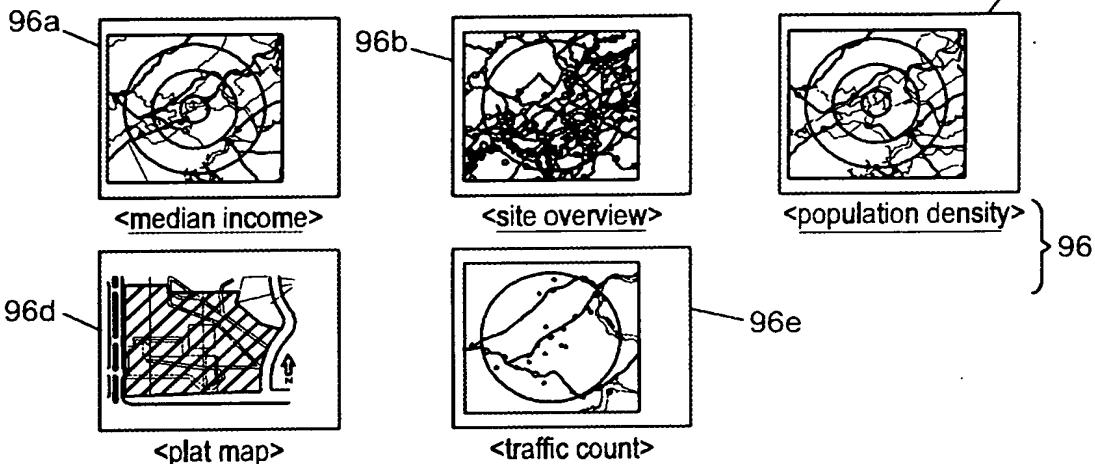
80

RECEIVED  
JUL 17 2002  
GROUP 3600

RECEIVED  
JULY 17 2002  
GROUP 3600

### DEMOGRAPHIC MAPS AND PLAT

Click on images to view larger. Some images may take 30 seconds to load depending on your internet connection.



### DEMOGRAPHIC SUMMARY

**Traffic Count Summary :** Click Here

} 98

**Demographic Summary:** Click Here

**RETURN TO TOP**

80

**Fig. 1c**

RECEIVED  
JUL 17 2002  
GROUP 3600

10/22

RECEIVED  
OCT 21 2002  
COMMERCIAL LAND COMPANY INC.

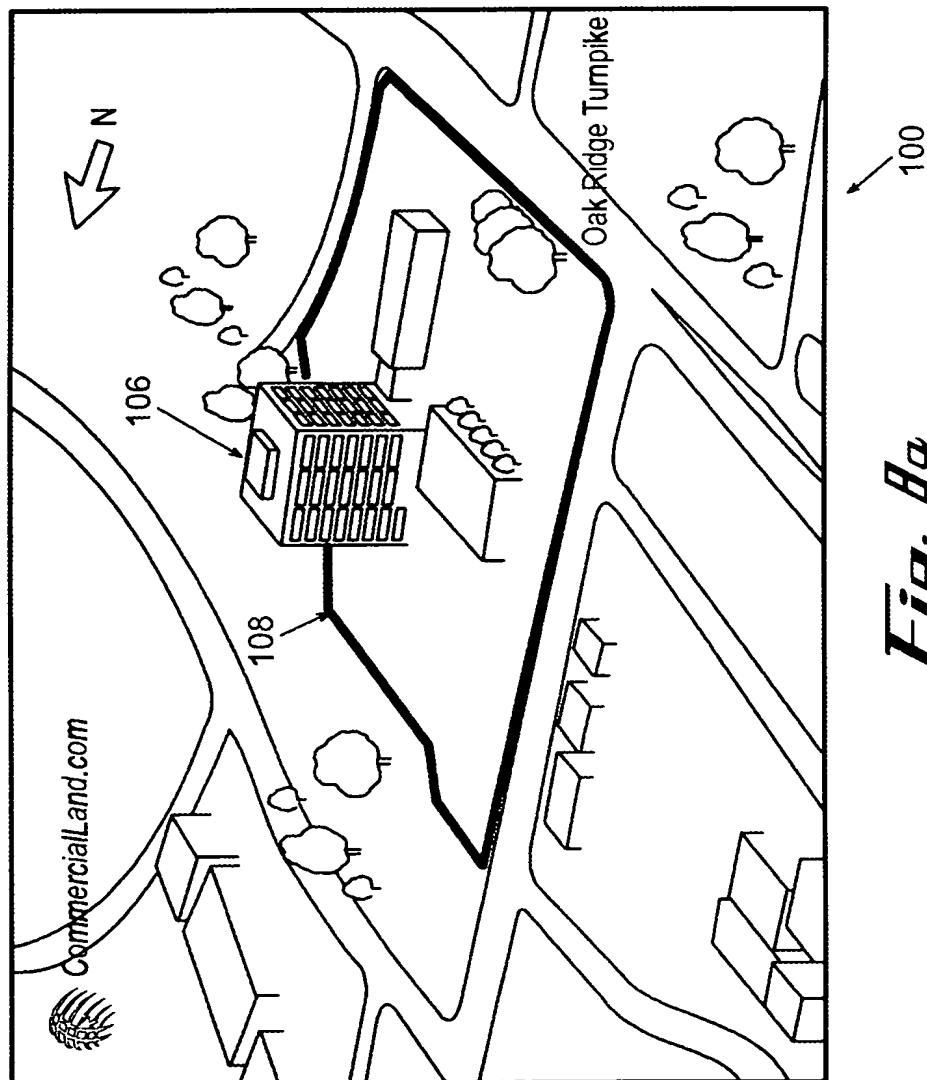


FIG. B<sub>a</sub>

RECEIVED  
JUL 17 2002  
GROUP 3600

11/22

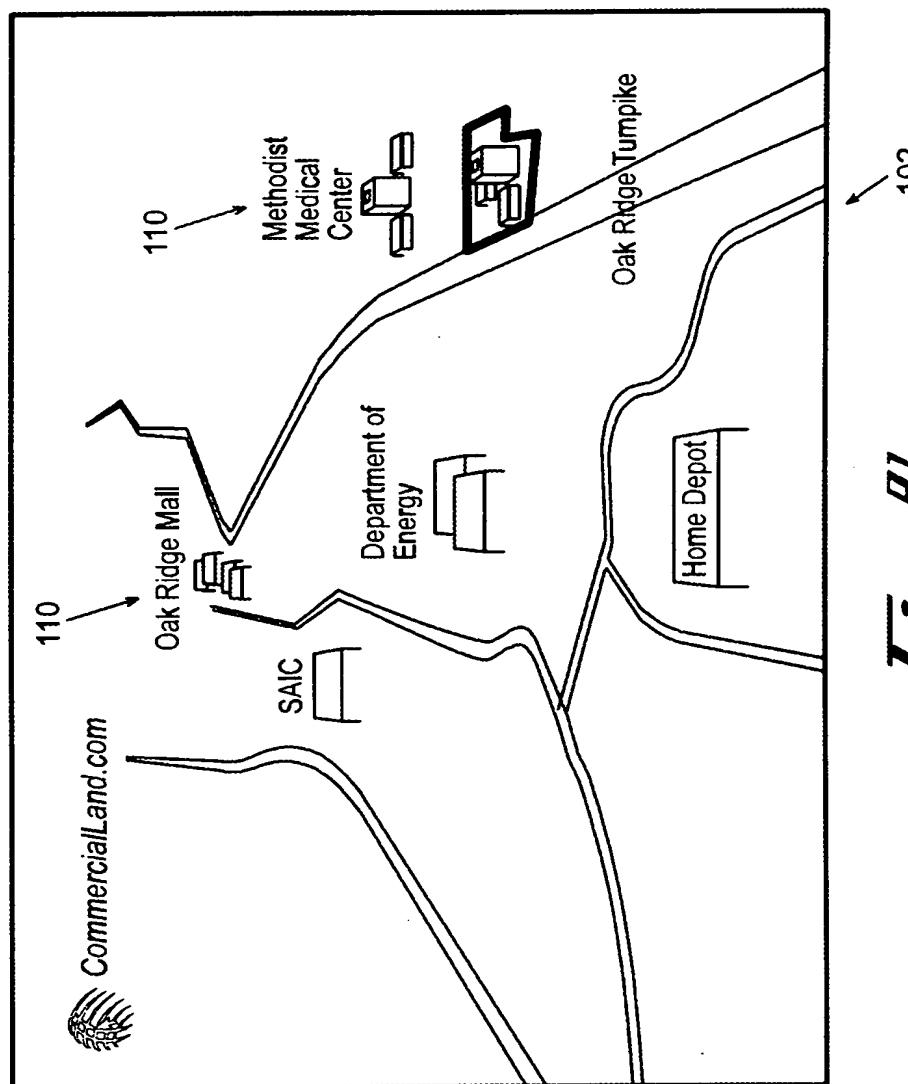
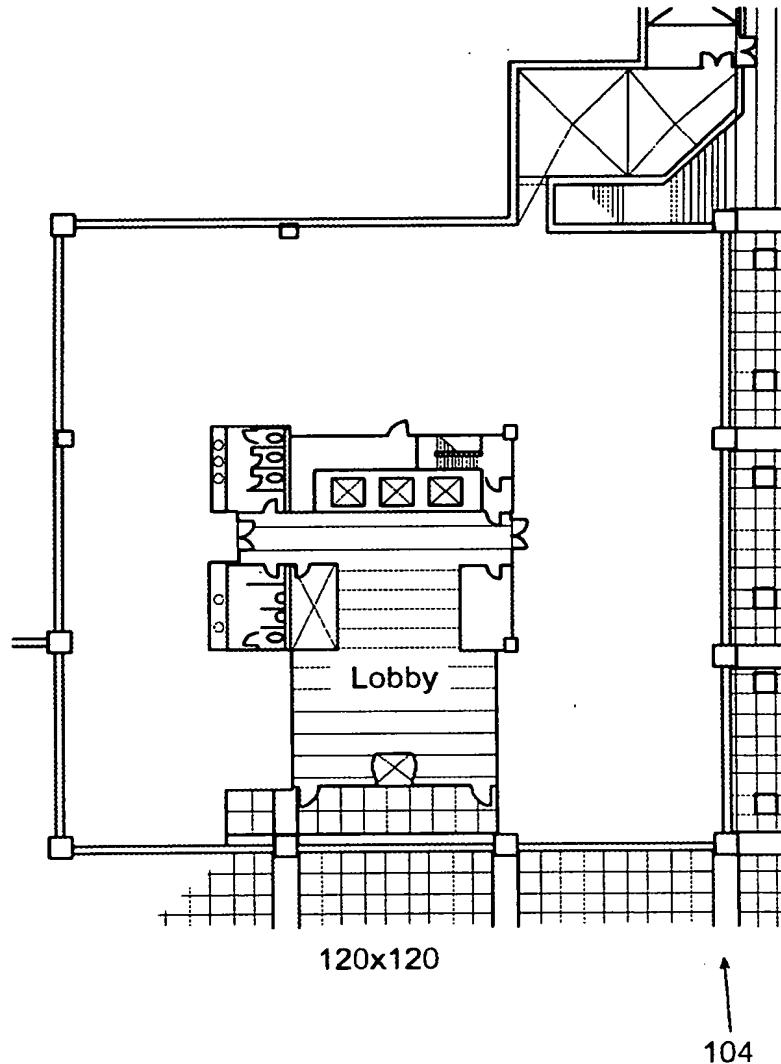


Fig. 8b

RECEIVED  
JUL 17 2002  
GROUP 3600

12/22

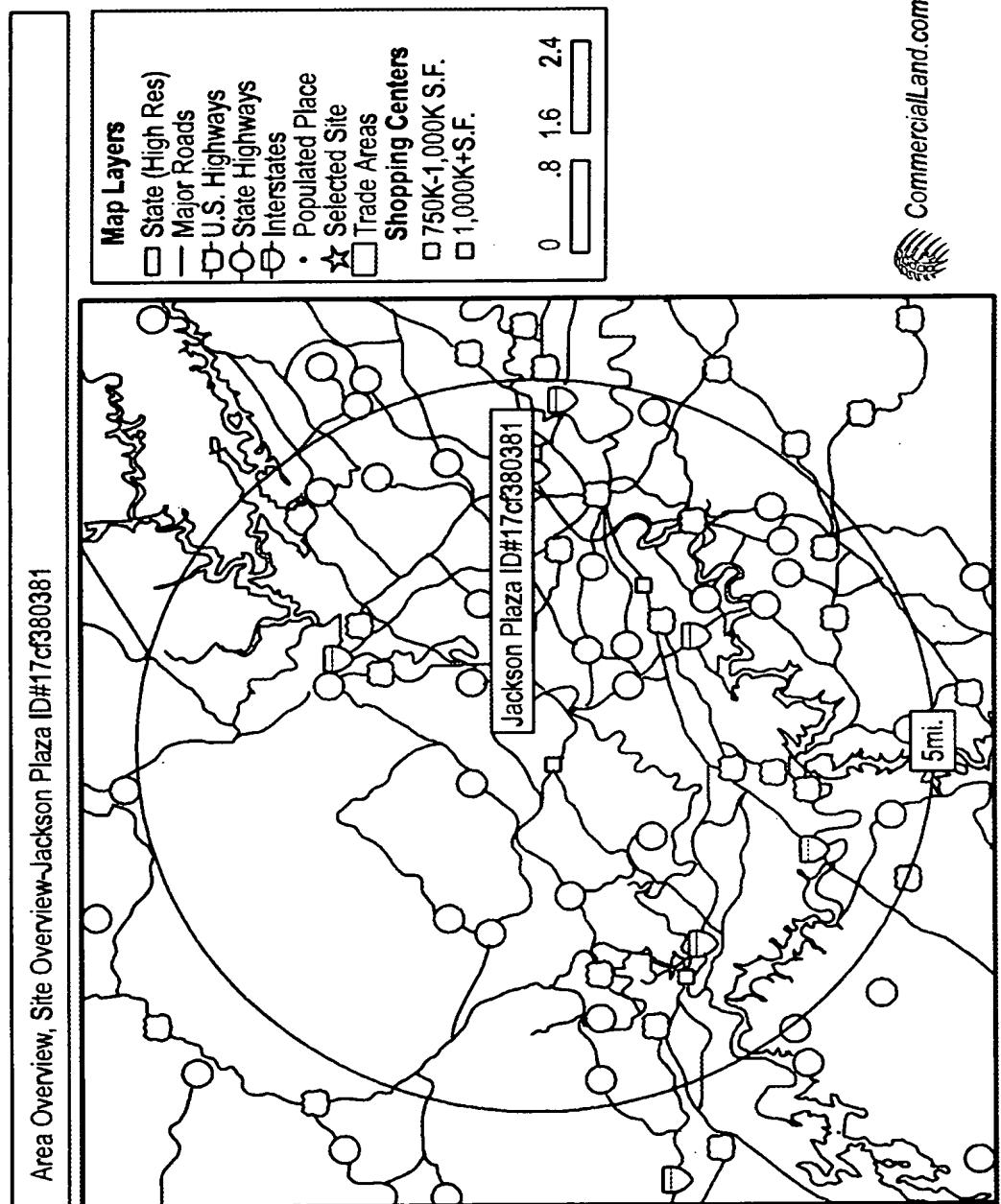
RECEIVED  
JULY 17 2002



*Fig. Bc*

RECEIVED  
JUL 17 2002  
GROUP 3600

14/22



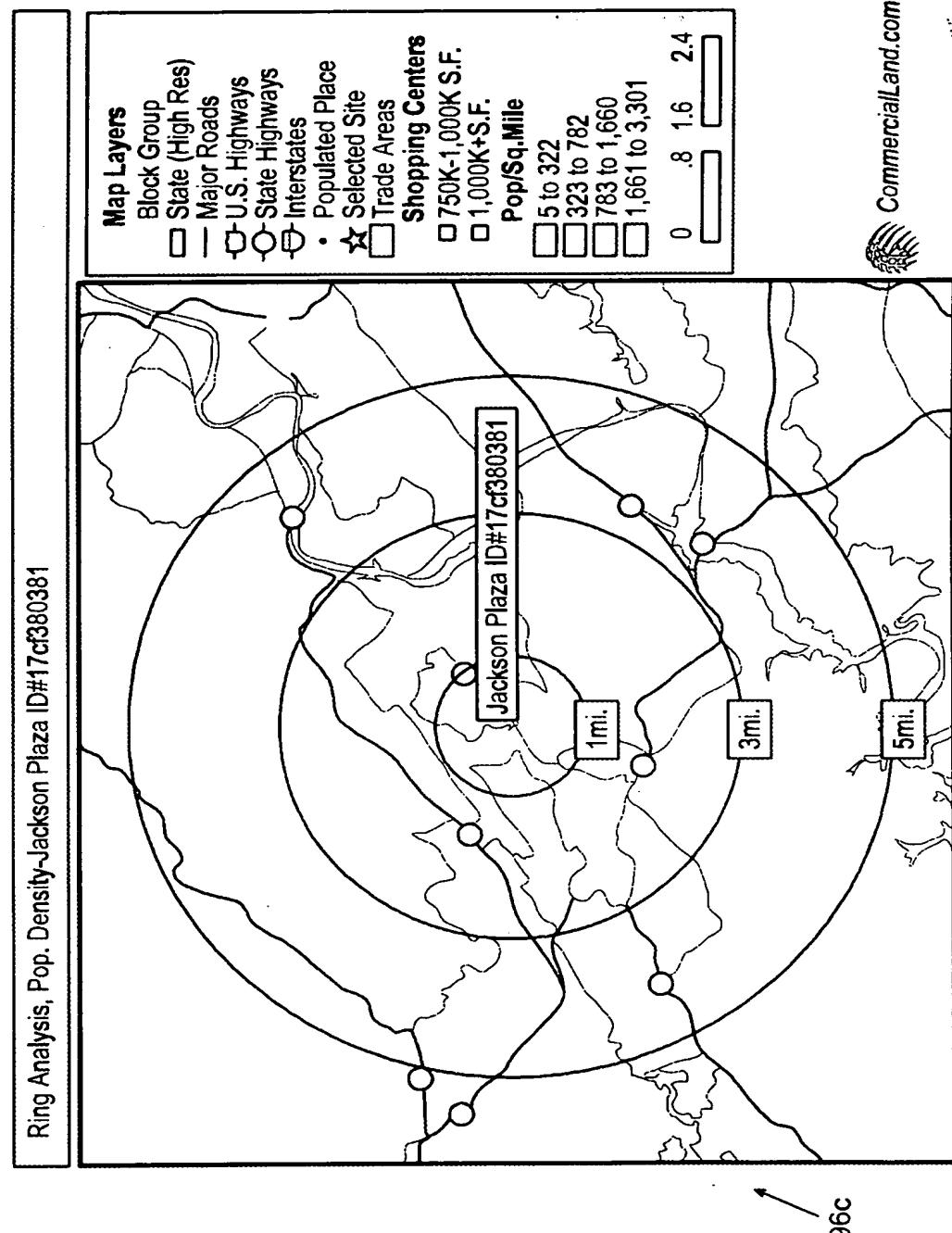
CommercialLand.com

*Fig. 9b*

RECEIVED  
JUL 17 2002  
GROUP 3600

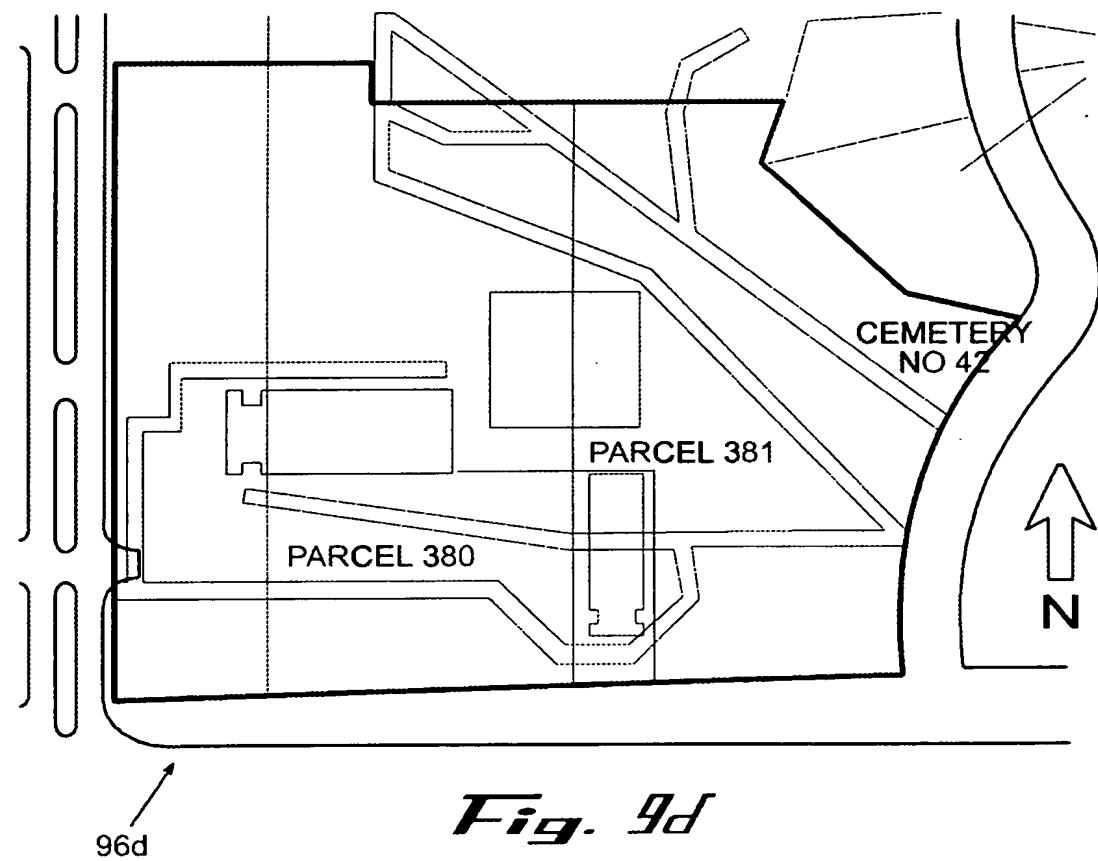
96b

15/22

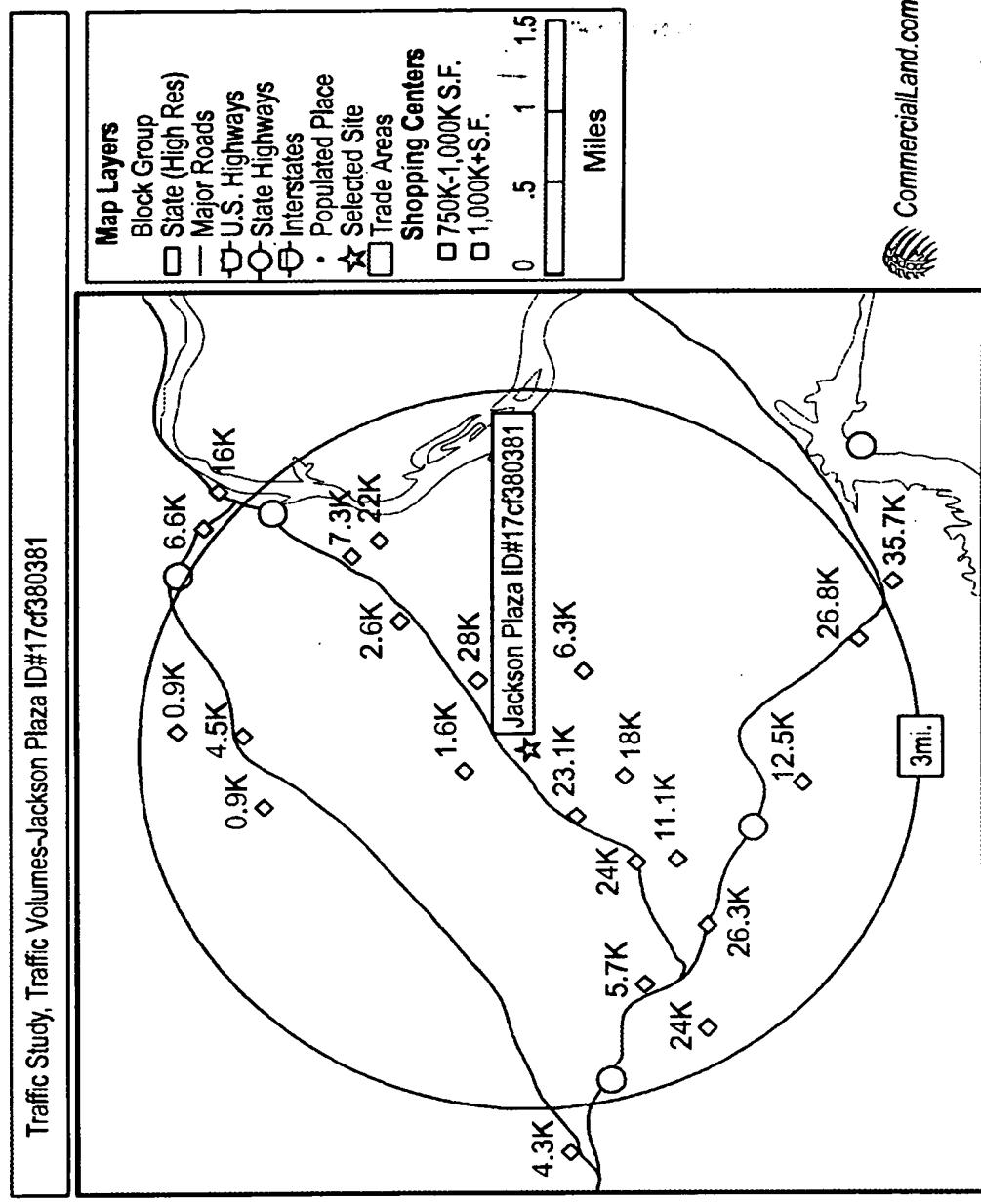


RECEIVED  
JUL 17 2002  
GROUP 3600

16/22



RECEIVED  
JUL 17 2002  
GROUP 3600

*Fig. 9e*

RECEIVED  
JUL 17 2002  
GROUP 3600

96e

RECEIVED  
JUL 17 2002  
GROUP 3600

 <b>CommercialLand</b>		<a href="#">ABOUT US</a> • <a href="#">HELP</a> • <a href="#">CONTACT INFO</a>																																													
<a href="#">HOME</a> • <a href="#">SEARCH PROPERTIES</a> • <a href="#">PORTFOLIO</a> <span style="float: right;"><a href="#">QUICK SEARCH</a></span>																																															
<p style="margin: 0;">Property Information Package for: 575 Oak Ridge Turnpike</p>																																															
<div style="text-align: right; margin-bottom: 5px;"> <a href="#">Create Printable Package</a> <span style="margin-left: 10px;">124</span> </div> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;">122a</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> <b>Full Package</b> </td> </tr> <tr> <td>122b</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> <b>Create Complete Package</b> </td> </tr> <tr> <td colspan="3" style="padding: 5px;"> <b>Partial Package</b> </td> </tr> <tr> <td>122c</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> All Images         </td> </tr> <tr> <td>122d</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Aerial Close-up         </td> </tr> <tr> <td>122e</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Aerial Photo Medium         </td> </tr> <tr> <td>122f</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Aerial photo Wide         </td> </tr> <tr> <td>122g</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> General Package Information         </td> </tr> <tr> <td>122h</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Plat Map         </td> </tr> <tr> <td>122i</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> All Demographic Summaries/Maps         </td> </tr> <tr> <td>122j</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Site Overview         </td> </tr> <tr> <td>122k</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Median income         </td> </tr> <tr> <td>122l</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Population Density         </td> </tr> <tr> <td>122m</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Demographic Summary         </td> </tr> <tr> <td>122n</td> <td colspan="2" style="padding: 5px;"> <input type="checkbox"/> Traffic Count         </td> </tr> </table>			122a	<input type="checkbox"/> <b>Full Package</b>		122b	<input type="checkbox"/> <b>Create Complete Package</b>		<b>Partial Package</b>			122c	<input type="checkbox"/> All Images		122d	<input type="checkbox"/> Aerial Close-up		122e	<input type="checkbox"/> Aerial Photo Medium		122f	<input type="checkbox"/> Aerial photo Wide		122g	<input type="checkbox"/> General Package Information		122h	<input type="checkbox"/> Plat Map		122i	<input type="checkbox"/> All Demographic Summaries/Maps		122j	<input type="checkbox"/> Site Overview		122k	<input type="checkbox"/> Median income		122l	<input type="checkbox"/> Population Density		122m	<input type="checkbox"/> Demographic Summary		122n	<input type="checkbox"/> Traffic Count	
122a	<input type="checkbox"/> <b>Full Package</b>																																														
122b	<input type="checkbox"/> <b>Create Complete Package</b>																																														
<b>Partial Package</b>																																															
122c	<input type="checkbox"/> All Images																																														
122d	<input type="checkbox"/> Aerial Close-up																																														
122e	<input type="checkbox"/> Aerial Photo Medium																																														
122f	<input type="checkbox"/> Aerial photo Wide																																														
122g	<input type="checkbox"/> General Package Information																																														
122h	<input type="checkbox"/> Plat Map																																														
122i	<input type="checkbox"/> All Demographic Summaries/Maps																																														
122j	<input type="checkbox"/> Site Overview																																														
122k	<input type="checkbox"/> Median income																																														
122l	<input type="checkbox"/> Population Density																																														
122m	<input type="checkbox"/> Demographic Summary																																														
122n	<input type="checkbox"/> Traffic Count																																														

*Fig. 10*

19/22

CommercialLand

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO

QUICK SEARCH

129

Property Information Package for: 575 Oak Ridge Turnpike

127  
Printable Package

- **View Package** - Click on 'Printable Package' link. Package will automatically be downloaded and opened in your browser (You must have Acrobat Reader installed before this option will work).
- **Print Package** - Click on 'Printable Package' link to download and view package. Select File/print from the menu.
- **Save Package** - Right Click on 'Printable Package' link. For Internet Explorer, select "Save Target As..." For Netscape, select 'Save Link As...'

\*\*Note: In some cases, the package file is quite large and may take some time to download.

Adobe Acrobat Reader is needed to view the property package

Acrobat Reader (free)

125

Powered by

SAIC Global Information  
Technology Solutions

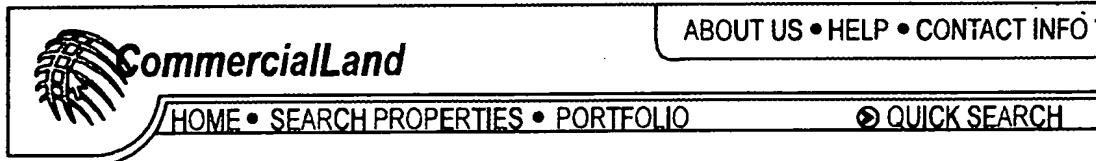


CommercialLand.com

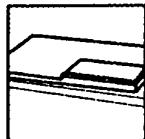
*Fig. 11*

RECEIVED  
JUL 17 2002  
GROUP 3600

20/22



575 Oak Ridge Turnpike (018ch508)

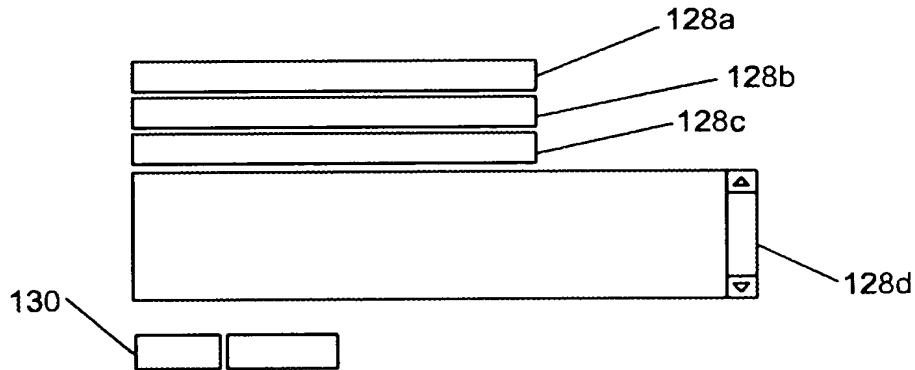


<click for details>

Property Contact: John Mullens 865-481-0227  
P  
575 Oak Ridge Turnpike  
575 Oak Ridge Turnpike  
1.4/29,209  
\$750,000/yes

Summary:

Former Office building located on Oak Ridge Turnpike close to new Home Depot



Powered by

SAIC

Global Information  
Technology Solutions



CommercialLand.com

*Fig. 12*

RECEIVED  
JUL 17 2002  
GROUP 3600

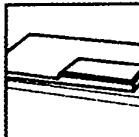
21/22

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO       QUICK SEARCH

Email this Property Information  
575 Oak Ridge Turnpike (018ch508)

  
<click for details>

Property Contact: John Mullens 865-481-0227  
Property Name: 575 Oak Ridge Turnpike  
Property Address: 575 Oak Ridge Turnpike  
Land Area / sq. ft.: 1.4/29,209  
Selling / Lease Price: \$750,000/yes

**Summary:**  
Former Office building located on Oak Ridge Turnpike close to new Home Depot

**Send To:**  134  
Enter one email address in the format username@company.com

**Your Name:**  134b  
**Your Email Address:**  134c  
**Your Phone Number:**  134d

**Message:**  134e

Powered by  136  CommercialLand.com

*Fig. 13*

RECEIVED  
JUL 17 2002  
GROUP

**CommercialLand**

ABOUT US • HELP • CONTACT INFO

HOME • SEARCH PROPERTIES • PORTFOLIO      QUICK SEARCH

158      160

Folder Options: Add New Folder ▾      Property Options: Move to Folder ▾      Search Options:      Help

152      152a      152b      162

Bob Fox      oak ridge: 2 listings      SELECT ALL      CONDENSED

1. 575 Oak Ridge Turnpike (018ch508)

     Property Contact: John Mullens 865-481-0227  
 Property Name: 575 Oak Ridge Turnpike  
 Property Address: 575 Oak Ridge Turnpike  
 Land Area / sq. ft.: 1.4/29,209  
 Selling / Lease Price: \$750,000/yes  
[<click for details>](#)

Workflow      154      156      154a

152a      152b      150

Former Office building located on Oak Ridge Turnpike close to new Home Depot

2. Jackson Plaza (17cf380381)

Property Contact: Garrett Asher 865-483-4304  
 Property Name: Jackson Plaza  
 Property Address: 800 Oak Ridge Turnpike  
 Land Area / sq. ft.: 7.85 / 171,463  
 Selling / Lease Price: \$ / \$12.00 PSF  
[<click for details>](#)

150

Summary:  
 OAK RIDGE, TENNESSEE'S BEST!!! CLASS "A" OFFICE SPACE!!!  
 Absolutely the Best Value in Knoxville's Technical Corridor!!! All Inclusive Rent Package with Build Out Allowance!!!

Powered by

SAIC      Global Information Technology Solutions

CommercialLand.com

*Fig. 14*

RECEIVED  
 JUL 17 2002  
 GROUP 3600